

## WARRANTY DEED

THIS WARRANTY DEED made and entered into this day by and between Patrick J. Cheslak and Traci K. Cheslak, husband and wife, Grantors, and Jason S. Clemons and Regina H. Clemons, husband and wife, Grantees,

### WITNESSETH:

THAT FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars (\$10.00), cash in hand paid by the Grantees to the Grantors, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, Grantors do hereby grant, bargain, sell, convey and warrant, except as hereinafter set forth, unto the Grantees, as tenants by the entirety with full right of survivorship and not as tenants in common, the following described property, together with the improvements, hereditaments and appurtenances thereunto belonging, located in the County of DESOTO, State of MISSISSIPPI, and more particularly described as follows, to-wit:

Lot 1617, Section F, Southaven West Subdivision, in Section 22, Township 1 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 3, Pages 29-30, in the office of the Chancery Clerk of DeSoto County, Mississippi.

TO HAVE AND TO HOLD unto the Grantees, their heirs and assigns, in fee simple forever, and free from all liens and encumbrances except for the following exceptions:

- 1) Taxes and assessments for the current year and subsequent years, which are not yet due and payable.
- 2) Zoning and/or other land use regulations promulgated by federal, state or local governments affecting the use or occupancy of the subject property.


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3) Any and all matters which would be disclosed by an accurate survey of current date and/or an actual inspection of said property.

IN TESTIMONY WHEREOF, witness the signature of the Grantors on this the 14th day of April, 2006.

  
Patrick J. Cheslak

  
Traci K. Cheslak

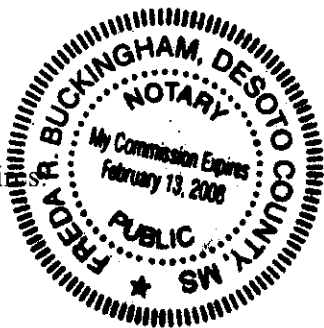
STATE OF MISSISSIPPI  
COUNTY OF DESOTO

THIS DAY personally appeared before me, the undersigned authority within and for the State and County aforesaid, Patrick J. Cheslak and Traci K. Cheslak, who acknowledged that they signed, executed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned.

GIVEN under my hand and official seal on this the 14th day of April, 2006.

(SEAL)

My Commission Expires



  
NOTARY PUBLIC

ADDRESS OF GRANTORS:  
PO Box 817  
Southaven, MS 38671  
Home: NONE  
Work: NONE

ADDRESS OF GRANTEEES:  
2109 Cresthill  
Southaven, Mississippi 38671  
Home: NONE  
Work: NONE

PREPARED BY AND RETURN TO:  
BASKIN McCARROLL McCASKILL & CAMPBELL, P.A.  
P. O. BOX 190  
SOUTHAVEN, MS 38671-0190  
(662) 349-0664

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